

November 9, 2021

Members present: Chris Foss, Joss Keller, Jen Hanlan, Ruth Zimmerman, Gail Sickling.

The meeting was called to order at 7:30 via Zoom.

NOMINATING COMMITTEE: Estee reported the following slate of officers for the 2022 Board:

President: Chris Foss
Vice-President: Josh Keller
Secretary: Susan Smith
Treasurer: Scott Silverstein
Architectural: Ryan Flanagan
Social: Ruth Zimmerman
Nominating Chair: Mark Seal

Estee also reported that Eva Margolis and Susan Roberts have agreed to serve on the Architectural Committee.

ARCHITECTURAL:

Jen reported that a resident has submitted preliminary plans for a large addition, including a garage with an in-law suite. The committee has met with the homeowners and are in the process of reviewing the plans for approval.

VICE-PRESIDENT:

Josh reported that resident, Paul Young, has walked the lake property with a representative from the City of Smyrna Watershed Management Division to address the continued silting and runoff from upstream sources. Josh wondered if the lake level could be lowered temporarily in order to further assess the condition of the silting and to examine the leak in the dam. In addition, Paul wants to clear out the spillway property behind the dam of some trees and overgrowth.

He requested permission to contact an outside contractor to survey the lake property and present a quote for this work. The Board approved this request and agreed to cover any small charge the contractor might charge to survey the lake. Josh will also investigate how far back the Austin Lake property extends beyond the dam before any clearing work is attempted,

Josh also reported that there is a water retention issue behind the houses at the end of Austin Lake Drive created again by runoff from other outside properties. The homeowners have contacted the City of Smyrna for assistance in this issue.

SOCIAL:

The Halloween party was deemed a success and Sarah reported that the cost was only around \$200. She will submit her expenses to Ruth for reimbursement.

Ruth reported that she never paid the band that was supposed to have played at the clubhouse. We will find another time in the spring to reschedule.

Sarah also mentioned some ideas for a holiday celebration in lieu of the Progressive Dinner. Some ideas were a gathering in the clubhouse parking area for cider/hot chocolate, etc and then proceed to go caroling or having a neighborhood stroll to look at lights.

TREASURER:

Ruth reported the following balances:

Operating account:	\$39,399
Community Redevelopment:	\$13,721
Reserve Account:	\$36,556
TOTAL:	\$88,678

We discussed preparing the budget for 2022. It was proposed to increase most items by 10% to account for an inflation we might experience next year. Ruth will have the proposed budget ready by this weekend.

ANNUAL MEETING:

The Annual Meeting is scheduled for December 12th. The Board agreed to meet in advance to prepare any last minutes items. Chris will prepare a letter to the homeowners and Gail will send out that letter along with the proposed budget, the slate of nominees and an updated proxy via email.

Having no further business, the meeting was adjourned at 9:00 pm.

Respectfully submitted,
Gail Sickling